



GAIL FARBER, Director

**COUNTY OF LOS ANGELES  
DEPARTMENT OF PUBLIC WORKS**

*"To Enrich Lives Through Effective and Caring Service"*

900 SOUTH FREMONT AVENUE  
ALHAMBRA, CALIFORNIA 91803-1331

<http://dpw.lacounty.gov>

ADDRESS ALL CORRESPONDENCE TO:  
P.O. BOX 1460  
ALHAMBRA, CALIFORNIA 91802-1460

December 08, 2015

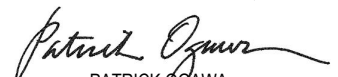
The Honorable Board of Supervisors  
County of Los Angeles  
383 Kenneth Hahn Hall of Administration  
500 West Temple Street  
Los Angeles, California 90012

Dear Supervisors:

**ADOPTED**

BOARD OF SUPERVISORS  
COUNTY OF LOS ANGELES

21 December 8, 2015

  
PATRICK O'GAWA  
ACTING EXECUTIVE OFFICER

**CONSTRUCTION CONTRACT  
CASTAIC SPORTS COMPLEX PHASE II OLYMPIC SIZE POOL PROJECT  
ADOPT, ADVERTISE, AND AWARD  
AUTHORIZE LOCAL WORKER HIRING PROGRAM  
SPECS. 7308; CAPITAL PROJECT NO. 69714  
(SUPERVISORIAL DISTRICT 5)  
(3VOTES)**

**SUBJECT**

Approval of the recommended actions will find the actions within the scope of the impacts analyzed in the previously adopted Mitigated Negative Declaration, authorize a Local Worker Hiring Program, adopt plans and specifications, allow advertising for construction bids, and authorize the Director of Public Works to award and execute a construction contract for the Castaic Sports Complex Phase II Olympic Size Pool project.

**IT IS RECOMMENDED THAT THE BOARD:**

1. Find that the recommended actions are within the scope of the impacts analyzed in the previously adopted Mitigated Negative Declaration for the Castaic Sports Complex Pool project.
2. Adopt plans and specifications that are on file with the Department of Public Works for construction of the Castaic Sports Complex Phase II Olympic Size Pool project.
3. Instruct the Acting Executive Officer of the Board to advertise the project for bids to be received and opened on January 7, 2016, in accordance with the Instruction Sheet for Publishing Legal Advertisements.

BIDS: January 7, 2016 at 2:00 p.m.

4. Authorize the Director of Public Works or her designee to execute a consultant services agreement with the apparent Lowest Responsive and Responsible Bidder to prepare a baseline construction schedule for a \$2,000 not-to-exceed amount funded by the existing project funds.
5. Delegate to the Director of Public Works or her designee the authority to reject all nonresponsive bids and determine, in accordance with the applicable contract and bid documents, whether the apparent Lowest Responsive and Responsible Bidder has timely prepared a satisfactory baseline construction schedule and satisfied all conditions for contract award. Upon such determination, authorize the Director of Public Works or her designee to award and execute the construction contract, in the form previously approved by County Counsel, to the apparent Lowest Responsive and Responsible Bidder, and to establish the effective date of the contract upon receipt by Public Works of acceptable performance and payment bonds and evidence of required contractor insurance.
6. Authorize the implementation of a Local Worker Hiring Program for the Castaic Sports Complex Phase II Olympic Size Pool project and find that the program furthers a legitimate governmental interest for the reasons stated in this letter and in the project files.

#### **PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION**

Approval of the recommended actions will find the actions within the scope of the impacts analyzed in the previously adopted Mitigated Negative Declaration (MND), authorize a Local Worker Hiring Program, adopt plans and specifications, allow advertising for construction bids, and authorize the Director of Public Works to award and execute a construction contract for the Castaic Sports Complex Phase II Olympic Size Pool project.

#### **Project Description and Background**

The aquatics facility at the Castaic Sports Complex is being developed in two phases. Phase I was completed in May 2013 and included construction of the new aquatics facility with a 12,500-square-foot pool building with changing rooms, showers, restrooms, staff offices, storage, utility, and mechanical rooms; a 6,245 square foot competition swimming pool; a 4,435-square-foot recreation swimming pool with an integrated children's splash pool; and associated site improvements.

On February 17, 2015, the Board approved the Phase II project and budget. Phase II includes the construction of a new 50-meter Olympic competition swimming pool; expansion of the pool deck area; inclusion of fabric shade structures within the existing and expanded pool deck viewing and storage areas; remodel of approximately 4,000 square feet within the existing footprint of the pool building to reconfigure the men's and women's restroom and shower areas, and to provide a classroom, exercise room, and additional storage space; construction of a retaining wall to support and keep the expanded pool deck area from encroaching into the existing adjacent Southern California Edison easement area; and construction of a 150 space overflow parking area east of the aquatic facility within the Sports Complex.

The interior remodel of the pool building will be completed using a Board-approved job order contract, and the construction of the Olympic competition swimming pool, pool deck shade structures, and overflow parking will be completed using the County's competitive low-bid process.

Plans and specifications for the project have been completed, and we are recommending that the Board adopt and advertise these documents for construction bids as required under the Public Contract Code.

In order to expedite construction of the project, it is recommended that the Board authorize the Director of Public Works to award and execute a construction contract with the Lowest Responsive and Responsible Bidder if the low bid can be awarded within the total project budget approved by the Board on February 17, 2015.

The proposed consultant services agreement requires the apparent Lowest Responsive and Responsible Bidder to prepare a baseline construction schedule that conforms to the County of Los Angeles' schedule specification.

The interior remodel of the pool building is scheduled to begin January 2016 and be completed by June 2016, and construction of the Olympic size pool and associated improvements will begin March 2016 and be completed October 2016.

#### Local Worker Hiring Program

It is recommended that a Local Worker Hiring Program (LWHP) be implemented for construction of the project with an aspirational goal of at least 30 percent of the total California craft worker hours being performed by local workers and the following key elements:

- "Local residency" defined with a two-tier system – first preference will be given to qualified workers residing within the County in zip codes within a 5-mile radius of the project; and second preference given to qualified workers residing within the County in any zip code having an unemployment rate in excess of 150 percent of the unemployment rate for the County as a whole.
- The LWHP will not include a "Disadvantaged Local Worker" component.

#### Green Building/Sustainable Design Program

The project will maintain the Leadership in Energy and Environmental Design Silver certification for the aquatics facility obtained as part of the Phase I project and support the Board's Green Building/Sustainable Design Program by incorporating similar sustainable design features to optimize energy and water use efficiency, improve indoor environmental air quality, and maximize the use and reuse of sustainable and local resources.

#### **Implementation of Strategic Plan Goals**

The Countywide Strategic Plan directs the provision of Operational Effectiveness/Fiscal Sustainability (Goal 1), Community Support and Responsiveness (Goal 2), and Integrated Services Delivery (Goal 3). These recommended actions support the Strategic Plan by investing in public infrastructure that will enhance recreational opportunities for County residents and visitors by providing improved public parks facilities.

## **FISCAL IMPACT/FINANCING**

On February 17, 2015, the Board approved a \$7,625,000 budget for the project, which currently includes a change order contingency of \$449,000.

The project is funded with \$3,700,000 of County Excess funds available to the Fifth Supervisorial District pursuant to the Los Angeles County Safe Neighborhoods Parks Proposition of 1996 (Proposition A), \$1,564,000 of Fifth District Capital Improvement net County cost, \$1,502,000 of Prior Year net County cost, and \$859,000 of Enhanced Unincorporated Area Services (Proposition 62) funds.

### Operating Budget Impact

Following the completion of the project, the Department of Parks and Recreation anticipates one-time start-up cost of \$42,000 for signage, maintenance equipment, and dedication ceremony; and an ongoing annual operational cost of \$320,000 for recreation personnel, supplies, and utilities during a 10-week pool season. Sufficient net County cost funding is available in Parks and Recreation's Operating Budget for these costs. The year-round operation of the state-of-the-art Castaic Sports Complex aquatics facility would require an additional ongoing funding of approximately \$628,000.

## **FACTS AND PROVISIONS/LEGAL REQUIREMENTS**

On February 17, 2015, the Board approved a Youth Employment Plan for the project to comply with the requirements of the County Regional Park and Open Space District, and authorized Public Works to complete the interior remodel of the existing pool building using a Board-approved Job Order Contract.

In accordance with the Board's Civic Art Policy amended on August 11, 2015, the project budget includes 1 percent of the design and construction costs to be allocated toward the Civic Art Fund.

A standard construction contract will be used that contains terms and conditions supporting the Board's ordinances, policies, and programs, including but not limited to: County's Greater Avenues for Independence (GAIN) and General Relief Opportunities for Work (GROW) Programs; Contract Language to Assist in Placement of Displaced County Workers; and Notice to Employees Regarding the Federal Earned Income Credit (Federal Income Tax Law, Internal Revenue Service Notice 1015).

The plans and specifications include the contractual provisions and material requirements necessary for the project and are on file with Public Works Architectural Engineering Division.

## **ENVIRONMENTAL DOCUMENTATION**

On September 20, 2011, the Board adopted the MND and the Mitigation Monitoring and Reporting Program for Phase I and Phase II of the Castaic Sports Complex Pool project. On February 17, 2015, the Board found that the current Phase II project is within the scope of the environmental impacts analyzed in the previously adopted MND, and approved the Phase II project. There have been no changes to the Phase II project since adoption of the MND and approval of the project. The previously adopted mitigation measures remain applicable and will be enforced to ensure that the

Phase II project will have no significant adverse effects on the environment.

Upon the Board's approval of the recommended actions, Public Works will file a Notice of Determination with the Registrar-Recorder/County Clerk pursuant to Section 21152(a) of the California Public Resources Code.

### **CONTRACTING PROCESS**

Advertising for construction bids will be in accordance with the enclosed County's standard Instruction Sheet for Publishing Legal Advertisements.

As requested by the Board on February 3, 1998, this contract opportunity will be listed on the "Doing Business with Us" website.

Participation by Community Business Enterprises (CBE) in the project is encouraged through Public Works' CBE Outreach Program and by monitoring the good faith efforts of bidders to utilize CBE.

### **IMPACT ON CURRENT SERVICES (OR PROJECTS)**

Approval of the recommended actions will have no impact on current County services or projects.

The park and the aquatics facility will remain open to the public during construction, and the contractor will be required to coordinate construction activities with the County to minimize disruption of public access. In addition, temporary sound and barrier walls will be installed between the existing swimming pools and the construction area for the new Olympic-sized pool.

**CONCLUSION**

Please return one adopted copy of this Board letter to the Department of Public Works, Project Management Division I.

Respectfully submitted,

A handwritten signature in black ink that reads "Gail Farber". The signature is written in a cursive, flowing style.

GAIL FARBER  
Director

GF:DPH:mae

Enclosures

c: Arts Commission  
Chief Executive Office (Capital Programs  
Division)  
County Counsel  
Executive Office  
Department of Parks and Recreation

December 8, 2015

**ENCLOSURE**

**CONSTRUCTION CONTRACT  
CASTAIC SPORTS COMPLEX PHASE II OLYMPIC SIZE POOL PROJECT  
ADOPT, ADVERTISE, AND AWARD  
AUTHORIZE LOCAL WORKER HIRING PROGRAM  
SPECS. 7308; CAPITAL PROJECT NO. 6971**

PUBLISHING LEGAL ADVERTISEMENTS: In accordance with the State of California Public Contract Code Section 20125, you may publish once a week for two weeks in a weekly newspaper or 10 times in a daily newspaper. Forward three reprints of this advertisement to Department of Public Works Architectural Engineering Division, 900 South Fremont Avenue, 8th Floor, Alhambra, California 91803-1331.

**OFFICIAL NOTICE  
INVITING BIDS**

Notice is hereby given that the Director of Public Works will receive sealed bids for furnishing all materials, labor, and equipment required to complete construction for the following work:

<b><u>SD</u></b>	<b><u>SPECS</u></b>	<b><u>PROJECT</u></b>	<b><u>BID DOC</u> <u>FEE</u></b>	<b><u>DATE OF BID</u> <u>OPENING</u></b>
5	7308	Castaic Sports Complex Phase II Olympic Size Pool Project 31250 North Castaic Road Castaic, CA 91384	\$100	January 7, 2016

Copies of the project manual and drawings may be downloaded free of charge from the County of Los Angeles, Department of Public Works website (<http://dpw.lacounty.gov/go/constructioncontracts>), or may be purchased for the fee stated above at the Cashier's office, Department of Public Works, 900 South Fremont Avenue, Mezzanine, Alhambra, California 91803. For bid information, please contact Ms. Ivonne Pena of Architectural Engineering Division at (626) 300-2585. Each bid shall be submitted on the required form, sealed, and filed at the Cashier's office no later than 2:00 p.m. on the date indicated. Bids will be publicly opened, examined, and declared by the Department of Public Works at 2:30 p.m. on this date in the conference rooms at 900 South Fremont Avenue, Alhambra, California 91803.

This project requires the general contractor firm to possess an A license classification at the time of bid.

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The general contractor and all of its subcontractors of any tier shall be required to pay prevailing wages to all workers employed in the execution of the project in accordance with Labor Code Section 1770. Copies of the prevailing rate per diem wages are on file at the Department of Public Works, which shall be made available to any interested party upon request.

### **PREBID CONFERENCE**

The Department of Public Works Project Management Division I will hold a prebid conference at 10 a.m., on December 17, 2015, at the project site, 31350 North Castaic Road Castaic, California 91384, to provide information on the scope of work and answer basic questions from the potential bidders. Detailed questions or additional information must be submitted in writing to Ms. Kathleen Gandara with the Department of Public Works Architectural Engineering Division at Fax No. (626) 979-5311 or you may contact her at (626) 300-2566.

### **OTHER INSTRUCTIONS**

The County supports and encourages equal opportunity contracting. The contractor shall make good faith efforts as defined in Section 2000 of the Public Contract Code relating to contracting with Community Business Enterprises.

The Board of Supervisors reserves the right to reject any or all bids or to waive technical or inconsequential errors and discrepancies in bids submitted in the public's interest.

Si necesita información en español, por favor llame al Telefono (626) 458-2563.



Individuals requiring reasonable accessibility accommodations may request written materials in alternate formats, physical accessibility accommodations, sign language interpreters or other reasonable accommodations by contacting our departmental Americans with Disabilities Act Coordinator at (626) 458-4081, from 7:30 a.m. to 5:00 p.m., Monday through Thursday (excluding holidays). Persons who are deaf or hard of hearing may make contact by first dialing the California Relay Service at 7-1-1. Requests should be made at least one week in advance to ensure availability. When making a reasonable accommodation request, please reference [PJ-I].



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Individuos que requieran acomodamiento razonable accessible pueden solicitar materiales escritos en formatos alternativos, acomodamiento fisico accesible, intérpretes en lenguaje de señas Americano ú otros acomodamientos razonables comunicándose con nuestro Coordinador Departamental del Acto de Americanos con Incapacidades al (626) 458-4081, de 7:30 a.m. a 5:00 p.m., Lunes a Jueves (excluyendo días festivos). Personas sordas o con problemas auditivos pueden comunicarse primero marcando al Servicio de Difusión de California al 7-1-1. Solicitudes pueden hacerse por lo menos una semana antes para asegurar disponibilidad. Cuándo se haga una petición razonable para acomodo, por favor mencione **[PJ-I]**.

By order of the Board of Supervisors of the County of Los Angeles, State of California, dated December 8, 2015.

Specs. 7308      PATRICK OGAWA, ACTING EXECUTIVE OFFICER  
OF THE BOARD OF SUPERVISORS  
OF THE COUNTY OF LOS ANGELES